



Nazeing Parish Council

Notice is hereby given that a meeting of the Full Council take place on Thursday 11th June 2026 at 7.30pm at St Giles Church & Community Hub, Nazeing Road EN9 2HU and Members are summoned to attend.

The Public and The Press are cordially invited to attend. Please ensure any letters relevant to the agenda are emailed to council@nazeingparishcouncil.org by noon on the Wednesday preceding the meeting, so that the details can be circulated to Members in advance. Thank you.

Note: This meeting will be recorded by the Assistant Clerk for the purposes of minute taking.

AGENDA

26/024 Welcome and Introductions: By the Chairman. {10}

26/025 Apologies for absence: To note any apologies received.

26/026 Public participation in relation to items on agenda: To note and record any made.

26/027 Declarations of Interest: To note and record any declarations made.

26/028 Approval of minutes: To approve the minutes of the Full Council (Planning) meeting held on 14th May 2026.

[Click on the Application No for a link to view related documents and plans.](#)

26/029 Planning Appeals (DJ): To consider the following appeals: {5}

a) Appeal Ref: 6008699 Original Application No: [EFDC Application Details: EPF/0262/26](#)

Response by 03/07/2026

Appellant: M Connors **Site Address:** Denver Lodge, Waltham Road, Nazeing, Waltham Abbey, EN9 2EB

Description: Erection of 2no annexe buildings ancillary to the main residential dwelling.

Procedure: Written Representations

[Click on the Application Number to see related documents and plans.](#)

26/030 Planning Applications (DJ): To consider the following application: {20}

Any representations on application (a-e) should be made in writing by 15/06/2026.

a) Application No: [EFDC Application Details: EPF/0879/26](#) **Officer:** Yee Cheung

Site Address: Chalkfield Nursery, Sedge Green, Nazeing, Waltham Abbey, EN9 2PA

Proposal: Change of use of existing glasshouse structures from horticultural use to storage (Class B8), together with associated minor external alterations and ancillary works.

b) Application No: [EFDC Application Details: EPF/0947/26](#) **Officer:** Alex Sadowsky

Site Address: West Cottage, Nazeing Park, Betts Lane, Waltham Abbey, EN9 2DN

Proposal: Erection of garage.

c) Application No: [EFDC Application Details: EPF/0916/26](#) **Officer:** Yee Cheung

Site Address: St Leonards House, St Leonards Road, Nazeing, Waltham Abbey, EN9 2HG

Proposal: Conversion of existing buildings into seven apartments and conversion of the Dairy Building into a single dwelling (part retrospective), with associated building works, parking and landscaping.

d) Application No: [EFDC Application Details: EPF/0975/26](#) **Officer:** Loredana Ciavucco

Site Address: 68, Highland Road, Nazeing, Waltham Abbey, EN9 2PX

Proposal: Improve the existing bungalow through internal reconfiguration, a rear infill extension, garage conversion, and minor external alterations.

e) Application No: [EFDC Application Details: EPF/1007/26](#) **Officer:** Klajdi Koci

Site Address: Limaaur, Middle Street, Nazeing, Waltham Abbey, EN9 2LB

Proposal: Single rear extension to replace existing conservatory.



Any representations on application (f-h) should be made in writing by 22/06/2026.

f) Application No: [EFDC Application Details: EPF/1036/26](#) **Officer:** Sukhvinder Dhadwar

Site Address: Bentons Farm, Middle Street, Nazeing, Waltham Abbey, EN9 2LN

Proposal: Proposed Infill to create 1 self-build chalet-style dwelling.

g) Application No: [EFDC Application Details: EPF/1038/26](#) **Officer:** Caroline Brown

Site Address: Yelverton, St Leonards Road, Nazeing, Waltham Abbey, EN9 2HQ

Proposal: Retention of a single storey outbuilding for horticultural storage.

h) Application No: [EFDC Application Details: EPF/1032/26](#) **Officer:** Sukhvinder Dhadwar

Site Address: Green Elms, Middle Street, Nazeing, Waltham Abbey, EN9 2LH

Proposal: Demolition of existing stables and the construction of a replacement ancillary residential annexe.

Any representations on application (i-l) should be made in writing by 29/06/2026.

i) Application No: [EFDC Application Details: EPF/0901/26](#) **Officer:** Caroline Brown

Site Address: Willowbrook, Green Lane, Nazeing, Essex, EN10 6RS

Proposal: Proposed one new family home, car parking and amenity space.

j) Application No: [EFDC Application Details: EPF/1073/26](#) **Officer:** Loredana Ciavucco

Site Address: Lakeside Nursery, Paynes Lane, Nazeing, Waltham Abbey, EN9 2EU

Proposal: Change of Use of Existing Nursery Building (Building C) to Mixed Use for Horticultural Purposes and as Recording Studio.

k) Application No: [EFDC Application Details: EPF/1074/26](#) **Officer:** Loredana Ciavucco

Site Address: Lakeside Nursery, Paynes Lane, Nazeing, Waltham Abbey, EN9 2EU

Proposal: Extension to Existing Horticultural Building to Provide Warehouse for Storage of Horticultural Produce.

l) Application No: [EFDC Application Details: EPF/1081/26](#) **Officer:** Hannah Collins

Site Address: 1, Oak Tree Close, Nazeing, Waltham Abbey, EN9 2BP

Proposal: Installing solar panels to the roof.

Members of the public can comment online at www.eppingforestdc.gov.uk/iPlan or by post to: The Director of Planning and Economic Development, Epping Forest District Council, Civic Offices, 323 High Street, Epping CM16 4BZ. Any enquiries to the Application Processing Team T: 01992 564476 E: appcomment@eppingforestdc.gov.uk

26/031 Other Applications: To consider the following (DJ): {10}

NOTE: These applications are provided for information only. EFDC do not normally accept comments.

a) Application No: [EFDC Application Details: EPF/0725/26](#) **Officer:** Mohinder Bagry

Site Address: 95, Old Nazeing Road, Nazeing, Waltham Abbey, EN10 6RJ

Proposal: Certificate of Lawful Development for proposed erection of garden outbuilding.

b) Application No: [EFDC Application Details: EPF/0933/26](#) **Officer:** Hannah Collins

Site Address: Lakeside Nursery, North Street, Nazeing, Waltham Abbey, EN9 2NW

Proposal: Approval of Detail Reserved by Conditions 3 Surface Water Drainage, 4 Hard and Soft Landscaping, 6 EVP, 7 Signage and 11 Construction Method Statement of EPF/1157/25 (Proposed replacement of existing building with two buildings for Class B8 use).

c) Application No: [EFDC Application Details: EPF/0934/26](#) **Officer:** Caroline Brown

Site Address: Arcadia, Keyzers Road, Broxbourne, EN10 6RE

Proposal: Approval of Details Reserved by Conditions 8B Contaminated Land, Condition 10 Water Efficiency Calcs and 12 EVP of EPF/1954/22 (Change of use: From Builders Yard to a Residential Site Removal of the existing outbuildings).

d) Application No: [EFDC Application Details: EPF/0945/26](#) **Officer:** Alex Sadowsky



Site Address: The Former Chimes Garden Centre Old Nazeing Road, Old Nazeing Road, Nazeing, EN10 6RJ

Proposal: Approval of Details Reserved by Condition 2 Landscaping (for 4 Affordable Flats only) of EPF/2601/22 (Redevelopment of the site to provide up to 52 later living apartments (Extra Care Housing) incorporating a convenience shop and café (use class E); 13 retirement cottages (Extra Care Housing); 10 self-build & custom build houses; 4 affordable houses, open space, bowling green, children's play area and improved local bus service; all matters reserved except access).

e) Application No: [EFDC Application Details: EPF/0998/26](#)

Officer: Nathaniel Raimi

Site Address: Willowbrook, Green Lane, Nazeing, EN10 6RS

Proposal: Approval of Details Reserved by Condition 8 Contaminated Land of EPF/1889/24 (Outline application for the erection of 21no. new dwellings, sustainable drainage systems, car parking (including alterations to the existing Green Lane access), pedestrian and cycle paths, refuse areas, cycle stores, tree planting, soft landscaping and amenity space; all matters reserved except access (Revised scheme to EPF/0751/23 & EPF/0752/23)).

f) Application No: [EFDC Application Details: EPF/0999/26](#)

Officer: Nathaniel Raimi

Site Address: Middlebrook Industrial Estate, Hoe Lane, Nazeing, Waltham Abbey, EN9 2RJ

Proposal: Approval of Details Reserved by Condition 7 Contaminated Land of EPF/01888/24 (Outline application for the erection of 15 no. new commercial units, improvements to the access road, car parking, refuse areas, cycle stores, tree planting, soft landscaping and sustainable urban drainage; all matters reserved except access (Revised scheme to EPF/0751/23 & EPF/0752/23)).

g) Application No: [EFDC Application Details: EPF/1013/26](#)

Officer: Nathaniel Raimi

Site Address: Middlebrook Industrial Estate, Hoe Lane, Nazeing, Waltham Abbey, EN9 2RJ

Proposal: Approval of Details Reserved by Conditions 5 Construction Management Statement, 6 Tree Protection Plan/Arboricultural Method Statement and 9 Foul and Surface Water Drainage of EPF/1888/24 (Outline application for the erection of 15 no. new commercial units, improvements to the access road, car parking, refuse areas, cycle stores, tree planting, soft landscaping and sustainable urban drainage; all matters reserved except access (Revised scheme to EPF/0751/23 & EPF/0752/23)).

h) Application No: [EFDC Application Details: EPF/1014/26](#)

Officer: Nathaniel Raimi

Site Address: Willowbrook, Green Lane, Nazeing, EN10 6RS

Proposal: Approval of Details Reserved by Conditions 7 Tree Protection Plan/Arboricultural Method Statement and 10 Surface Water Drainage of EPF/1889/24 (Outline application for the erection of 21no. new dwellings, sustainable drainage systems, car parking (including alterations to the existing Green Lane access), pedestrian and cycle paths, refuse areas, cycle stores, tree planting, soft landscaping and amenity space; all matters reserved except access (Revised scheme to EPF/0751/23 & EPF/0752/23)).

i) Application No: [EFDC Application Details: EPF/1077/26](#)

Officer: Caroline Brown

Site Address: Meadgate Works, Meadgate Road, Nazeing, Waltham Abbey, EN9 2PD

Proposal: Approval of Details Reserved by Condition 8 Surface Water Drainage of EPF/1330/24 Allowed on Appeal (Installation of hardstanding for use of land immediately to the east of Meadgate Works for a mix of Class B2 (general industrial) and Class B8 (storage and distribution) use with associated hard and soft landscaping; new planting and other soft landscaping on land immediately to the north of Meadgate Works; and the provision a new north-south pedestrian / bicycle route to the east of the North Lagoon).

26/032 Working Group Updates (PW)

{5}

To provide and update on the Bumbles Green community hall project.

26/033 Council land opposite shops (ED)

{5}

To consider and approve obtaining quotes from three companies to remove the rubbish and other debris as per the photographs (emailed separately), which have been left on NPC land.

26/034 Planning advice for residents (PD)



To consider and approve "Planning Applications in Nazeing": A guide for residents attending a Nazeing Parish Council meeting. (Emailed separately).

26/035 EALC Webinars - An Introduction to the Planning System & Planning and/or Enforcement and Appeals webinar

To consider councillor attendance at the above online EALC webinars. Cost per session £50.00. Details emailed separately.

26/036 Information Items: *Please note that pursuant to LGA 1972 sch. 12 para 10 (2)(b) business must be specified and accordingly the Council cannot lawfully make decisions on matters raised.*

26/037 Items for inclusion in the next agenda (stating which one).

{5}

26/038 Chairman to close the meeting.

The next meetings are 25th June 2026 Full Council (Finance) Meeting and 9th July 2026 Full Council (Planning) Meeting.

Signed: Eleni Difrancesco (Assistant Parish Clerk)

Date: 5th June 2026

Tel: 01992 893012 **email:** council@nazeingparishcouncil.org